

013.0

0009

0007.A

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

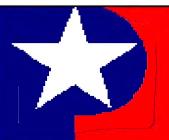
725,400 / 725,400

USE VALUE:

725,400 / 725,400

ASSESSED:

725,400 / 725,400



PROPERTY LOCATION

No	Alt No	Direction/Street/City
51		BURCH ST, ARLINGTON

OWNERSHIP

Owner 1:	BROWN MICHEAL ANDREW	Unit #:	
Owner 2:			
Owner 3:			

Street 1: 51 BURCH STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1:	LOMBARDI KEITH -
Owner 2:	-

Street 1: 51 BURCH STREET

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

NARRATIVE DESCRIPTION

This parcel contains 6,093 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1958, having primarily Vinyl Exterior and 960 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6093		Sq. Ft.	Site		0	80.	0.99	1									482,234						482,200	

IN PROCESS APPRAISAL SUMMARY

Legal Description										User Acct
										10883
Entered Lot Size										GIS Ref
Total Land:										GIS Ref
Land Unit Type:										Insp Date
10/14/17										

USER DEFINED

Prior Id # 1:	10883
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
PRINT Date	Time
12/10/20	16:57:57
LAST REV Date	Time
01/17/18	11:44:53
apro	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Parcel ID										TAX DISTRICT		PAT ACCT.	
013.0-0009-0007.A													
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes				
LOMBARDI KEITH,	1413-145		4/2/2012		470,000	No	No						
NICHOLAIDES CHA	1396-134		2/28/2011	Change>Sale	450,000	No	No						
	801-200		1/1/1901	Family		No	No	N					

BUILDING PERMITS										ACTIVITY INFORMATION									
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name							
10/20/2011	1332	Redo Kit	32,500					GUT REDO OF KIT	10/14/2017	Inspected	HS	Hanne S							
									10/6/2017	MEAS&NOTICE	BS	Barbara S							
									7/2/2012	MLS	EMK	Ellen K							
									6/1/2012	Measured	JBS	JOHN S							
									5/30/2012	Info Fm Prmt	BR	B Rossignol							
									2/5/2009	Meas/Inspect	189	PATRIOT							
									10/22/1999	Inspected	267	PATRIOT							
									9/30/1999	Mailer Sent									
									9/30/1999	Measured	163	PATRIOT							

Sign: VERIFICATION OF VISIT NOT DATA

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH									
Type: 19 - Ranch				Full Bath: 1	Rating: Very Good			PDAS. OF = SINK IN BMT.													
Sty Ht: 1 - 1 Story				A Bath:	Rating:																
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																
Foundation: 1 - Concrete				A 3QBth:	Rating:																
Frame: 1 - Wood				1/2 Bath:	Rating:																
Prime Wall: 4 - Vinyl				A HBth:	Rating:																
Sec Wall: %				OthrFix: 1	Rating: Average																
Roof Struct: 1 - Gable				OTHER FEATURES																	
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Very Good																
Color: CREAM				A Kits:	Rating:																
View / Desir:				Fppl: 2	Rating: Very Good																
GENERAL INFORMATION				WSFlue:	Rating:																
Grade: C - Average				CONDOS INFORMATION																	
Year Blt: 1958	Eff Yr Blt:			Location:																	
Alt LUC:	Alt %:			Total Units:																	
Jurisdct: G13	Fact: .			Floor:																	
Const Mod:				% Own:																	
Lump Sum Adj:				Name:																	
INTERIOR INFORMATION				DEPRECIATION								REMODELING									
Avg Ht/FL: STD	Phys Cond: VG - Very Good	4.6 %		Exterior:								No Unit	RMS	BRS	FL						
Prim Int Wall: 1 - Drywall	Functional:			Interior:								1	4	3							
Sec Int Wall: %	Economic:			Additions:																	
Partition: T - Typical	Special:			Kitchen:																	
Prim Floors: 4 - Carpet	Override:			Baths:																	
Sec Floors: 3 - Hardwood	Total: 4.6 %			Plumbing:																	
Bsmnt Flr: 12 - Concrete				Electric:																	
Subfloor:				Heating:																	
Bsmnt Gar: 1				General:																	
Electric: 3 - Typical																					
Insulation: 2 - Typical																					
Int vs Ext: S																					
Heat Fuel: 2 - Gas																					
Heat Type: 1 - Forced H/Air																					
# Heat Sys: 1	% AC: 100																				
% Heated: 100																					
Solar HW: NO	Central Vac: NO																				
% Com Wall	% Sprinkled:																				
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:									
SPEC FEATURES/YARD ITEMS				PARCEL ID 013.0-0009-0007.A										IMAGE							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	AssessPro Patriot Properties, Inc			
More: N	Total Yard Items:					Total Special Features:								Total:							